
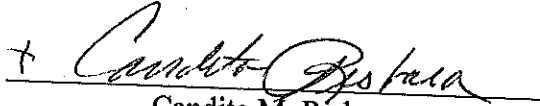


WARRANTY DEED
Maine Statutory Short Form

KNOW ALL MEN BY THESE PRESENTS, That **Candita M. Risbara**, also known as **Candita Risbara**, of the Town of Windham, County of Cumberland and State of Maine, for consideration paid, grants to **Arthur L. Rawding III**, of the City of Portland, County of Cumberland, State of Maine with **WARRANTY COVENANTS** in the real property situated in the City of Portland, County of Cumberland and State of Maine more particularly described in Exhibit A attached hereto and incorporated herein by reference.

WITNESS my hand(s) and seal(s) this 27th day of March, 2015.


Witness

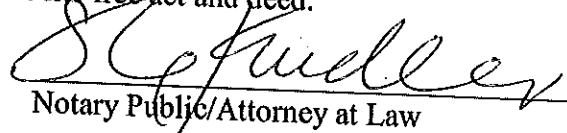
+ 
Candita M. Risbara

State of Maine
County of Cumberland, ss.

March 27, 2015

Personally appeared before me the above named Candita M. Risbara and acknowledged the foregoing instrument to be her free act and deed.

SUSAN GAGE KNEDLER
Notary Public, Maine
My Commission Expires November 22 2018


Notary Public/Attorney at Law

Please type or print name
My commission expires: _____

File Number 2015-211

EXHIBIT A

A certain lot or parcel of land, with the buildings thereon, situated in the City of Portland, County of Cumberland, and State of Maine, on the westerly side of Allen Avenue, bounded and described as follows:

Beginning on said westerly side of Allen Avenue at a fence on the easterly corner of land conveyed to Andrew Cram by Ezra Tobie;

thence northeasterly by said Allen Avenue, approximately four (4) rods to land which James Torrey conveyed to Levi Cram;

thence westerly by said Levi Cram land a distance of twenty-three (23) rods, more or less, to land now or formerly of the Wilson heirs;

thence southeasterly by said Wilson heirs' land, a distance of three (3) rods, more or less, to land conveyed to Andrew Cram by Tobie as aforesaid;

thence southeasterly in a direct line to said Allen Avenue to the first bound.

This conveyance is made SUBJECT TO an agreement of Moses Plummer under a deed to maintain a fence on the Tobie line.

The premises are conveyed TOGETHER WITH AND SUBJECT TO any and all easements or appurtenances of record insofar as the same are in force and applicable.

Meaning and intending to convey and hereby conveying that property conveyed to Peter P. Risbara by deed of The Bank of New York, as Trustee for Certificateholders S Cwabs, Inc., Asset-backed Certificates Series 2004-7 dated September 25, 2008, and recorded in the Cumberland County Registry of Deeds in Book 26386, Page 62. Peter P. Risbara died September 11, 2012, Certificate & Abstract, Docket No. 2012-1252 dated October 1, 2012, and recorded in said Registry of Deeds in Book 29989, Page 288 in which Candita M. Risbara was appointed Personal Representative. Further reference is made to Personal Representative's Deed from Candita M. Risbara, Personal Representative of the Estate of Peter P. Risbara to Candita M. Risbara dated October 16, 2012, and recorded in said Registry of Deeds in Book 30059, Page 173.

4 / CR